

## **BLOOMFIELD TOWN COUNCIL**

### **LAND USE & ECONOMIC DEVELOPMENT COMMITTEE**

There was a regular meeting of the above-referenced subcommittee held at 7:00 p.m. on **Tuesday, October 16, 2012** in Conference Room #5, Bloomfield Town Hall, 800 Bloomfield Avenue, Bloomfield, CT.

Committee members present were: Councilor Gamble, Deputy Mayor Hypolite

Also present were: Councilor Banks, Rivers and Washington, Louie Chapman, Jr., Town Manager, David Melesko, Director of Leisure Services, Yvette Huyghue-Pannell, Director of Senior Services and India Rodgers, Clerk of Council

Guest present were: Mr. Robert Berman (former Council member)

The meeting was called to order at 7:05 p.m.

#### **Discussion of the Town Needs Assessment**

Councilor Gamble began the meeting with suggestions and recommendations regarding 330 Park Avenue – Alvin & Beatrice Woods Human Service Center.

The main priority for this location is the HVAC system with zone controls. This system is in need of replacement to control various areas of the building. At this time, the current system does not have zone controls to accommodate the needs of the building. In addition to replacement, the electrical capabilities also need to be upgraded for energy efficiency.

Mr. Louie Chapman, Jr., Town Manager stated that the town is currently reviewing different ways to improve all building to be energy efficient. In addition, there may also be a decision to shrink the towns' footprint regarding recreational facilities, i.e. tennis courts. Most of the tennis courts in town were constructed with developer funds when initially built.

There are a total of 11 roofs located at 330 Park Avenue that all need to be replaced. This item would be the second priority for this location. After roofs are replaced, windows/doors would be next on the list; lighting and reconfiguration of smaller functional spaces are also being considered.

Overall, most items could be replaced when sequencing capital improvement projects with future budgets.

In the interim, a parking lot conversion project was discussed for 330 Park Avenue. This project could receive eligible funding under the State of Connecticut - Department of Economic and Community Development (DECD) – Small Cities Grant. The larger grassy area in front of the Alvin & Beatrice Woods Human Service Center can be developed into approximately 60 parking spaces.

Councilor Banks expressed interest in improvement of resources for children in town. Mr. David Melesko, Director of Leisure Services stated the need for a new outdoor pool, centralized town parks and the possible reduction of tennis courts that are not in use. There was discussion among committee members regarding the development of Samuel Wheeler Reed Park for active and passive recreational opportunities. It was noted that Master Plans are needed for serious consideration for development.

Mr. Chapman, Jr. noted that the Town Needs Assessment list was compiled with the idea for constant referral to address eliminations or additions in planning for future capital improvement project considerations. He also stated that it is vital to make a progressive investment in what the town currently has.

Mr. Chapman, Jr. suggested that Council members refer to the list regularly and keep in mind during future budgets. In addition, the Council and Town Manager will continue to work diligently to reduce the debt per capita figures.

It was suggested by the committee to solicit voter input for the Town Hall and Prosser Library addition project bonding approval in Fiscal Year 2015/2016. In consideration, the Board of Education enrollment concerns may impact the school bond debt repayment calculations.

The P. Faith McMahon Wintonbury Library does not have enough space for any reconfiguration. There may be future discussions on the possible expansion of this location.

Lastly, the Police Department was briefly discussed regarding the possible expansion of additional square footage to the building if needed. This building was initially built for that specific purpose.

## **ADJOURNMENT**

It was moved by Deputy Mayor Hypolite, seconded by Councilor Banks to adjourn the meeting at 8:25 p.m.